

## ***DISTRICT II ADVISORY BOARD***

### **Minutes – November 6, 2000**

The District II Advisory Board meeting was held at 7 p.m. at the Patrol East Substation, 350 S. Edgemoor.

#### **Members Present**

David Babich  
Tom Byrne  
Michele Chauncey  
Charlotte Foster  
John Fuller  
Alice James  
Shirley Jefferson  
Mike Pompeo

#### **Members Absent**

Council Member Pisciotte  
Mary Herrin  
George Laham  
Susan Leasure

#### **City of Wichita Staff** John C. King

Donna Goltry, MAPD  
Scott Knebel, MAPD

#### **Guests**

Harriet Blakemore  
Troy Botkin  
Alan Burke  
Jimmy Davis  
Kevin Ganzer  
Mark Lazz  
Diane Park  
Susie Ragias  
Matt Raper  
Jay B. Samra  
Mike Smith  
Sally Smith  
Dave Taylor

\*Denotes alternate DAB member

With **Council Member Joe Pisciotte** absent 1<sup>st</sup> Chair Pro Tem **Michele Chauncey** called the meeting to order at 7:05p.m.

**Michele Chauncey (Charlotte Foster)** moved that the minutes of the October 2, 2000 meeting be approved as submitted. The motion passed (8-0)

**Michele Chauncey (David Babich)** moved the agenda be approved as submitted. The motion passed (8-0).

No items were submitted for the board, new business, unfinished business, public, or the traffic agendas.

#### **NEW BUSINESS**

##### **1. Capital Improvement Plan Update**

**Matt Jordan**, CMO, presented an overview of the Capital Improvement Plan process including projects scheduled for District II. **Neil Cable**, Water and Sewer, **Larry Hoetmer**, Parks and Recreation, **Mike Lindebak**, City Engineer, and **Jay Newton**, Finance, were available to answer questions pertaining to their respective City of Wichita departments. Information was presented

to increase the DAB's understanding of the capital budgeting process and to prepare the DAB for active involvement in the update of the next ten-year program.

The proposed CIP focuses on major revisions for the next three years, 2001-2003, in response to significant changes occurring since the adoption of the current program. The changes include the Comprehensive Transportation Program; the Tourism Master Plan; the Fire Station Relocation Study; a River Corridor plan; and, the Water and Sewer System Master Plans.

**Jordan** noted that the ten-year plan would be revised next year through a process that will involve collecting public information through the District Advisory Boards. **Jordan** explained that the total funding for the proposed 2001-2010 CIP is more than \$1.6 billion. Local property tax dollars represent only \$250 million of the total with plans for federal, state, and private grants to be obtained for the remainder. No change in the mill levy is planned to finance capital projects. **Jordan** highlighted projects for District II as well as certain projects that are expected to benefit all City of Wichita Council districts.

**Council Member Pisciotte** asked the DAB to analyze the CIP in terms of how it affects District II and to suggest items scheduled in the CIP that may need to be elevated. **Pisciotte** stressed the CIP is aggressive but requires no tax increase.

**Mary Herrin** asked if proposed solutions to the Zimmerly gate issue would be funded through the Capital Improvement Plan. **Council Member Pisciotte** replied it would depend on the size of the project. If the project is substantial it could become a part of the CIP.

**Michele Chauncey** asked if the revised CIP will affect park rehabilitation that is already scheduled. **Larry Hoetmer** responded the items which are already scheduled are not affected by the revised CIP.

**Council Member Pisciotte** suggested the DAB read the CIP and contact City of Wichita staff with any concerns or requests.

**Action: Received and filed.**

## **PLANNING AGENDA**

### **2. CON2000-48**

The District Advisory Board considered a request for a ***Conditional Use to allow vehicle and equipment sales outdoors***. Generally located at the northeast corner of Central and Rock Road. The DAB Members were provided MAPD staff comments for review.

**Donna Goltry**, MAPD, presented her staff report for the agenda item. The staff report provided background information related to the request and recommended disapproval of the conditional

use.

**Brandon Steven**, applicant, presented the proposed project and a drawing of the used car lot site plan. **Steven** expressed his desire to open a used car lot which would offer upper scale cars. The lot would be similar to existing lots owned by Steven's and would seek to attract customers interested in used luxury automobiles. **Steven** offered to dedicate right of way to the City of Wichita enabling the intersection to be reconstructed.

Public comment from area residents and business owners expressed concern with a used car lot being built at that intersection. The public comments characterized the use as being inappropriate, unsafe and capable of increasing crime in the neighborhood.

The DAB Members expressed the following concerns: 1) the potential proliferation of used car lots in corridors and areas where these uses are not already established; 2) neighborhood opposition to the project; 3) the character of the surrounding neighborhoods and business areas; 4) the developer did not attempt to consult neighboring residents.

**Action: The District Advisory Board recommended (6-0) disapproval of the conditional use request.**

### **UNFINISHED BUSINESS**

#### **3. 21<sup>st</sup> Street North & Rock Road Project**

In August 1997 HWS Consultants Inc. completed a study of the Rock Road Corridor from Pawnee Street to 45<sup>th</sup> Street North. The purpose of this study was to evaluate traffic patterns, and recommend changes that may be necessary to meet the future demands of traffickers traveling the Rock Road corridor. Among these recommendations were several proposals aimed at meeting the traffic needs of Rock Road near 21<sup>st</sup> Street North.

**Mike Lindebak**, Public Works, presented the plans for the 21<sup>st</sup> Street North and Rock Road intersection. **Lindebak** has met with local businesses in the area presenting the plans and requesting their input on the design. Business representatives were invited to attend the DAB meeting and present their concerns with the project. The DAB viewed the project design and allowed public comment on the design.

**Matt Raper**, McDonald's, expressed concern with the raised medians which would block off an existing entrance to the restaurant. The median would force traffic east of Rock Road to travel further east of the restaurant and make a U-turn at the planned traffic light located at Bradley Fair Parkway in order to access the restaurant. **Lindebak** responded traffickers heading east could access the restaurant by turning north onto Rock Road and enter the parking lot west of McDonald's as well.

The DAB suggested Public Works study the possibility of providing a left turn into McDonald's from 21<sup>st</sup> Street North.

**Action: No action taken.**

### **BOARD AGENDA**

#### **4. District II Update**

**Council Member Pisciotte** apprised the DAB of issues that may be coming before the DAB. These issues included the Blessed Sacrament Church expansion and sidewalk issues near Coleman Middle School.

Residents near Coleman Middle School attended the meeting concerned with rumors of a sidewalk near their homes being vacated and closed at the request of neighboring residents.

**Council Member Pisciotte** addressed their concerns and although the item has not appeared on the DAB agenda **Dr. Pisciotte** may appoint a subcommittee to work with the neighborhood.

With no further business the meeting adjourned at 9:45.

Submitted by,

Donte Martin  
Neighborhood Assistant, District II